

CITY OF JERSEY CITY

280 Grove Street
Jersey City, New Jersey 07302



Robert Byrne, R.M.C., City Clerk
Sean J. Gallagher, R.M.C., Deputy City Clerk
Tolonda Griffin-Ross, Deputy City Clerk



Rolando R. Lavarro, Jr., Councilperson-at-Large
Daniel Rivera, Councilperson-at-Large
Joyce E. Watterman, Councilperson-at-Large
Frank Gajewski, Councilperson, Ward A
Khemraj "Chico" Ramchal, Councilperson, Ward B
Richard Boggiano, Councilperson, Ward C
Michael Yun, Councilperson, Ward D
Candice Osborne, Councilperson, Ward E
Diane Coleman, Councilperson, Ward F

Agenda Regular Meeting of the Municipal Council Wednesday, January 29, 2014 at 6:00 p.m.

Please note: The next caucus meeting of Council is scheduled for Monday, February 10, 2014 at **5:30 p.m.** in the Efrain Rosario Memorial Caucus Room, City Hall.

The next regular meeting of Council is scheduled for **TUESDAY**, February 11, 2014 at **6:00 p.m.** in the Anna Cucci Memorial Council Chambers, City Hall. A pre-meeting caucus may be held in the Efrain Rosario Memorial Caucus Room, City Hall.

1. (a) **INVOCATION:**
- (b) **ROLL CALL:**
- (c) **SALUTE TO THE FLAG:**
- (d) **STATEMENT IN COMPLIANCE WITH SUNSHINE LAW:**

City Clerk Robert Byrne stated on behalf of the Municipal Council. "In accordance with the New Jersey P.L. 1975, Chapter 231 of the Open Public Meetings Act (Sunshine Law), adequate notice of this meeting was provided by mail and/or fax to The Jersey Journal and The Reporter. Additionally, the **annual notice** was posted on the bulletin board, first floor of City Hall and filed in the Office of the City Clerk on Wednesday, November 27, 2013, indicating the schedule of Meetings and Caucuses of the Jersey City Municipal Council for the calendar year 2014.

The Agenda of this meeting was disseminated on **Friday, January 24, 2014 at 4:00 p.m.** to the Municipal Council, Mayor and Business Administrator of Jersey City. It was similarly disseminated to The Jersey City Reporter and The Jersey Journal.

2. **Bid Reception: None**

****CONSENT AGENDA**

All items listed on the meeting calendar with an asterisk (or asterisks) are considered routine by the municipal council and will be enacted by one motion (and roll call) without separate discussion of each item. If discussion is desired on any item and permitted by the council, that item will be considered separately.

Consent Agenda adopted by Ordinance J-636 and supplemented by Ordinance C-248.

Please understand that all documents listed in the consent agenda are available for public perusal at this meeting.

***3.**

ORDINANCE HEARING

FIRST READING

**CITY CLERK
FILE**

- a. A Franchise Ordinance granting permission of Hudson Body Company, its successors and assigns, to make private improvements in the Allen Street public right of way adjacent to the property located at 415-435 Tonnele Avenue, Jersey City, New Jersey, also known on the tax maps of the City of Jersey City as Block 4101, Lots 20 & 21. Ord. 14.010
- b. An ordinance authorizing the City of Jersey City to enter into a month to month extension of the sublease with Moishe's Self Storage, LLC at 10 Senate Place, Jersey City for up to twelve months effective as of November 1, 2013. Ord. 14.011
- c. Ordinance amending Ordinance 13.098 to reflect a change in the entity's certification of formation resulting in a change of the entity's name from Genesis Ocean Urban Renewal, Co., LLC to Genesis Ocean Associates, LLC, a qualified housing sponsor under the New Jersey Mortgage Housing Finance Agency Law N.J.S.A.55:14K-1 et seq. Ord. 14.012
- d. An ordinance supplementing Chapter 332 (Vehicles and Traffic) Article III (Parking, Standing and Stopping) amending Section 332-22 (Parking Prohibited at All Times) of the Jersey City Code repealing (No Parking Any Time) on both sides of Florence Street from Montgomery Street to Cornelison Avenue and designating (No Parking Any Time) on the south side of Florence Street extension beginning at Montgomery Street and extending 225 feet west and designating (No Parking Any Time) on the north side of Florence Street extension beginning at Montgomery Street and extending 290 feet west. Ord. 14.013

*4.

ORDINANCE HEARING

SECOND READING

**CITY CLERK
FILE**

Introduced-9-0-	a.	Ordinance amending and supplementing Chapter 254 (Property Maintenance) Article VI (Minimum Standards for Basic Equipment and Facilities) of the Jersey City Municipal Code.	Ord. 14.001 Intro. 01.15.14
Introduced-8-1- Yun: nay	b.	An ordinance approving a five (5) year tax exemption pursuant to the provisions of <u>N.J.S.A. 40A:21-1</u> , et seq., and Section 304-09 of the Municipal Code for property designated as Block 9902, Lot 25.01, on the city's tax map and more commonly known by the street address of 334-336 Third Street and 292-294 Newark Avenue.	Ord. 14.002 Intro. 01.15.14
Introduced-8-1- Yun: nay	c.	An ordinance approving a five (5) year tax exemption pursuant to the provisions of <u>N.J.S.A. 40A:21-1</u> , et seq., and Section 304-09 of the Municipal Code for property designated as Block 22203, Lot 5, on the city's tax map and more commonly known by the street address of 366 Westside Avenue.	Ord. 14.003 Intro. 01.15.14
Introduced-9-0-	d.	Ordinance of the Municipal Council City of Jersey City adopting amendments to Article III (Procedures and Checklists) of the Land Development Ordinance to revise the development checklists.	Ord. 14.004 Intro. 01.15.14
Introduced-9-0-	e.	Ordinance of the Municipal Council of the City of Jersey City adopting amendments to the Land Development Ordinance pertaining to side yard setbacks in the R-1 Zone.	Ord. 14.005 Intro. 01.15.14
Introduced-9-0-	f.	Ordinance of the Municipal Council of the City of Jersey City adopting amendments to the Land Development Ordinance pertaining to signage.	Ord. 14.006 Intro. 01.15.14
Introduced-9-0-	g.	Ordinance of the Municipal Council of the City of Jersey City adopting amendments to the Land Development Ordinance pertaining to fencing.	Ord. 14.007 Intro. 01.15.14
Introduced-9-0-	h.	Ordinance amending and supplementing Chapter 3 (Administration of Government) Article VI (Department of Administration) and implementing Article XVIII (Department of Human Resources) of the Jersey City Municipal Code.	Ord. 14.008 Intro. 01.15.14
Introduced-9-0-	i.	An ordinance authorizing the City of Jersey City to enter into a sublease as lessee with Moishe's Self Storage, LLC for storage space at 10 Senate Place, Jersey City for a lease term of twelve months effective as of November 1, 2013.	Ord. 14.009 Intro. 01.15.14

**** 5.**

PUBLIC REQUEST FOR HEARING

1. Jaime Vazquez
2. William Dorrity, 3060 Kennedy Boulevard, Jersey City
3. Zachary A. Chester
4. Yvonne Balcer

NOTE: THE FOLLOWING ARE AVAILABLE UPON REQUEST FROM THE OFFICE OF THE CITY CLERK

****6. PETITIONS AND COMMUNICATIONS**

- a. Letter dated January 14, 2014 Tyrone Rose, President, Board of Trustees JHMSMC to Robert Byrne, City Clerk re: Jackson Hill Main SID- Resolution and Budget.
- b. Letter dated December 29, 2013 from Rachel Jacobson, Project Manger, Dresdner Robin to NJ Department of Environmental Protection re: Revetment House, 310 10th Street, Jersey City.
- c. Letter dated December 29, 2013 from Rachel Jacobson, Project Manger, Dresdner Robin to NJ Department of Environmental Protection re: Embankment House, 270 10th Street, Jersey City.
- d. Agenda of the Jersey City Municipal Utilities Authority Meeting held December 30, 2013.
- e. Letter dated January 10, 2014 from George King, Chief, Unregulated Heating Oil Tank Program, Department of Environmental Protection to Mohamed Abdelal, Jersey City re: One 550 gallon #2 heating oil underground storage tank system, 239.5 South Summit Avenue, Jersey City.
- f. Letter dated January 14, 2014 from David R. Draper, Potomac-Hudson Environmental, Inc., to Steve Napoli, WA Residential Urban Renewal Co., LLC re: Response Action Outcome, Streichler Trucking, 100 Caven Point Road, Jersey City.
- g. Letter dated January 14, 2014 from Brian Hobbs, Matrix New World Engineering, Inc. to Robert Byrne, City Clerk re: Flood Hazard Area Verification and Individual Permit Application: 364 9th Street, Jersey City.
- h. Memo dated January 8, 2014 from Alberto G. Santos, Clerk, Board of Chosen Freeholders to Robert Byrne, City Clerk re: Resolution adopted January 7, 2014.
 - 1. Resolution in support of Senate Bill No. 2018 and Assembly Bill No. 3851 requiring landlords to pay tenant's attorney's fees and expenses if lease reserves the landlord the same right.
- i. Letter dated January 14, 2014 from Laura M. Miller, Acting City Clerk, City of Union City to Robert Byrne, City Clerk re: Ordinances 29-2013 and 31-2013 which was adopted by the Union City Board of Commissioners on December 3, 2013 and December 17, 2013.

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****6. PETITIONS AND COMMUNICATIONS**

- j. Rockaway Valley Regional Sewerage Authority Minutes of board meeting held December 12, 2013.
- k. Notice of Order to Comply from New Jersey Department of Labor and Workforce Development to Robert Byrne, City Clerk re: Jersey City Housing Authority, Jersey City.
- l. Letter dated January 13, 2014 from John H. Moyle, PE, Manager, Department of Environmental Protection to Daniel Becht, Executive Director, Jersey City Municipal Utilities Authority re: Gravity Supply Project, Boonton Dan.
- m. Letter dated January 6, 2014 from Mary Anne Kuserk, Chief, Bureau of Ground Water Pollution Abatement, Department of Environmental Protection to Sanford Weiss, Bluestone Holdings, LLC., re: Classification Exception Area/Well Restriction Area Associated with Hisoptric Fill, Cast Iron Lofts II, Jersey City.
- n. Letter dated January 13, 2014 from George King, Chief, Unregulated Heating Oil Tank Program, Department of Environmental Protection to Edward Giermanski, 65-67 Danforth Avenue, Inc., Jersey City re: One 550 gallon #2 heating oil underground storage tank system, 65-67 Danforth Avenue, Jersey City.
- o. Letter dated January 17, 2014 from David Beeman, Potomac-Hudson Environmental, Inc., to Robert Byrne, City Clerk re: Jersey City Redevelopment Agency Droyers Point, Jersey City.
- p. Letter dated January 10, 2014 from Gary Greulich, Section Chief, Northern Bureau of Field Operations, Department of Environmental Protection to Robert Byrne, City Clerk re: Notice of Deficiency, 237 Gates Avenue, Jersey City.
- q. Letter dated January 16, 2014 from Joseph Serylo, Jersey City to Robert Byrne, City Clerk re: Jersey City Public Safety Advisory Board.
- r. Letter dated January 14, 2014 from Sharon McSwieney, LSRP, Senior Project Manager, Langan to Bureau of Case Assignment & Initial Notice Site Remediation Program re: Langer Transport Corp., Site, 420 Route 440, Jersey City.

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****6. PETITIONS AND COMMUNICATIONS**

- s. Letter dated January 13, 2014 from Ava Peterman, L.G.C.C.C. Staff, New Jersey Office of the Attorney General to Robert Byrne, City Clerk re: La Festa Italiana-Holy Rosary Parish.
- t. Letter dated January 17, 2014 from Christopher Rossi, NJ Turnpike Authority to Robert Byrne, City Clerk re: Former Service Area, Turnpike Hudson County Extension, milepost 5.3 northbound, Jersey City.
- u. Letter dated January 17, 2014 from Christopher Glowacki, Hatch Mott MacDonald to Robert Byrne, City Clerk re: Freshwater Wetlands General Permit 12 & 14, New Jersey Turnpike Authority, Jersey City.
- v. Fax Letter dated January 23, 2014 from Molly B. Adams, Government and Regulatory Affairs Manager, Comcast to Robert Byrne, City Clerk re: Channel and Price Changes.
- w. Letter dated January 15, 2014 from Anthony Fontana, Chief, Bureau of Transfer Stations and Recycling Facilities, Department of Environmental Protection to Jerramiah T. Healy, Mayor re: Application for a Solid Waste Facility Permit-Transfer of Ownership, Solid Waste Transfer Station/Material Recovery Facility, Jersey City.
- x. NJDEP Solid Waster Permit Operation & Maintenance Manuel (I.W.S. Transfer System of NJ, Inc.).

**NOTE: THE FOLLOWING ARE AVAILABLE UPON REQUEST FROM THE
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****7. OFFICERS COMMUNICATIONS**

NONE

01.29.14

**NOTE: THE FOLLOWING ARE AVAILABLE UPON REQUEST FROM THE
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****8. REPORT OF DIRECTORS**

NONE

****9. CLAIMS**

- A. City Clerk
- B. Tax Assessor
- C. Department of Administration
- D. Department of H.E.D. & C
- E. Department of Health & Human Services
- F. Department of Public Safety
- G. Department of Public Works
- H. Department of Recreation

****10. RESOLUTIONS****CITY CLERK
FILE #**

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| a. Resolution authorizing a refund/credit of \$73,250 and a reduction in assessment to settle tax appeal filed by Adar 12, LLC. | Res. 14.038 |
| b. Resolution authorizing a refund/credit of \$3,854.40 and a reduction in assessment to settle tax appeal filed by 5 Corners Plaza, LLC. | Res. 14.039 |
| c. Resolution authorizing the sale of city property not needed for public use. | Res. 14.040 |
| d. Resolution authorizing the payment of common expenses relating to the seven (7) city owned residential condominium units located at 311 Washington Street. | Res. 14.041 |
| e. Resolution (1) Introducing and approving the 2014 budget of the Jackson Hill Main Street Special Improvement District; (2) Directing the City Clerk to publicly advertise the budget and schedule a public hearing; and (3) Directing the Tax Assessor to prepare an assessment roll of properties within the district based upon the budget. | Res. 14.042 |
| f. Resolution honoring Shirley Ann Watson | Res. 14.043 |
| g. Resolution authorizing the use of Competitive Contracting to award a contract for the Jersey City Dashboard Program Data Storage and Analysis Software System. | Res. 14.044 |
| h. Resolution extending the term of Robert Kakoleski as the Acting Business Administrator of the City of Jersey City. | Res. 14.045 |
| i. Resolution authorizing the City of Jersey City to enter into a license agreement with the Jersey City Redevelopment Agency allowing use and access to city owned property at 80 Bay Street (Block 11609, Lot 2) within the Powerhouse Arts District Redevelopment Area. | Res. 14.046 |
| j. Resolution authorizing an agreement between the New Jersey Department of Agriculture and the Department of Health and Human Services for the Child and Adult Care Food Program (CACFP). | Res. 14.047 |
| k. Resolution authorizing an agreement between Saint Peter's University and the Department of Health and Human Services for a Clinical Observational Rotation Affiliation with the Department of Health and Human Services. | Res. 14.048 |
| l. Resolution authorizing an agreement with Astro Tech for the support of proprietary computer hardware and software systems. | Res. 14.049 |

****10. RESOLUTIONS****CITY CLERK
FILE #**

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| m. Resolution authorizing an agreement with H&L Systems for the support of proprietary computer software. | Res. 14.050 |
| n. Resolution authorizing an agreement with Mircosystems-NJ for the support of proprietary computer hardware and software systems. | Res. 14.051 |
| o. Resolution authorizing an agreement with Network Management Solutions for the support of proprietary computer hardware and software. | Res. 14.052 |
| p. Resolution authorizing an agreement with Park Place International for the support of proprietary computer hardware and software. | Res. 14.053 |
| q. Resolution authorizing the award of a contract to CDW Government Inc, for the maintenance of Cisco Equipment under state contract for the Department of Administration, Division of Information Technology. | Res. 14.054 |
| r. Resolution authorizing the award of a contract to Software House International for the purchase, installation and training of SDL Software under state contract for Department of Administration, Division of Information Technology. | Res. 14.055 |
| s. Resolution authorizing the award of a contract to Verizon Wireless for wireless devices and services under state contract for Department of Administration, Division of Information Technology. | Res. 14.056 |
| t. Resolution authorizing the award of a contract to Zoland Corporation for maintenance and repair for heavy duty vehicles class 5 or higher over 15,000lb GVWR, pursuant to state contract for the Division of Automotive Services/Department of Public Works. | Res. 14.057 |
| u. Resolution authorizing the award of a contract to New Jersey Professional Painting to provide paint jobs at City Hall Main Lobby and Hallways for the Department of Public Works, Division of Buildings and Street Maintenance. | Res. 14.058 |
| v. Resolution authorizing the award of a contract to Public Service Electric & Gas Company for supplying and installing decorative light poles at Boyd McGuinness Park-Expansion/Renovation, Project No. 2009-023, for the Department of Public Works, Division of Architecture, Engineering and Traffic Transportation. | Res. 14.059 |

****10. RESOLUTIONS****CITY CLERK
FILE #**

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| w. | Resolution authorizing a professional services agreement with Civil Solutions to perform digital tax map maintenance. | Res. 14.060 |
| x. | Resolution authorizing an award of contract to Absolute Fire Protection for the lease purchase of one (1) Emergency-One Metro 100' Aerial Ladder Fire Truck through the Houston-Galveston Interlocal Cooperative Contracts for the Department of Public Works, Division of Fire. | Res. 14.061 |
| y. | Resolution awarding a professional services agreement to Studio Artform, Inc., for architectural design services. | Res. 14.062 |
| z. | Resolution authorizing an Emergency Temporary Appropriation. | Res. 14.063 |
| z1. | Resolution authorizing the payment of up to \$500,000 to the Jersey City Redevelopment Agency for the City's lease of certain property at 360 Martin Luther King Drive (The HUB) from January 1, 2011 through December 31, 2013. | Res. 14.064 |
| z2. | Resolution authorizing a grant application to the New Jersey Department of Law and Public Safety, Division of Highway Traffic Safety for the 2014 Drive Sober or Get Pulled Over Super Bowl Crackdown. | Res. 14.065 |
| z3. | Resolution authorizing the award of a contract to Public Service Electric & Gas Company for supplying and installing decorative light poles at Berry Lane Park - Development, Project No. 2014.006, for the Department of Public Works, Division of Architecture, Engineering and Traffic Transportation. | Res. 14.066 |
| z4. | Resolution authorizing the City of Jersey City to apply for funds from the New Jersey Department of Law and Public Safety, Division of Highway Traffic Safety on behalf of the Police Department to combat Driving While Intoxicated. | Res. 14.067 |
| z5. | Resolution of the Municipal Council of the City of Jersey City authorizing submission and acceptance of a 2014 Community Services Block Grant (CSBG) Special Initiatives Application to the New Jersey Department of Community Affairs. | Res. 14.068 |
| z6. | Resolution authorizing an extraordinary unspecifiable Services contract with Millennium Strategies, LLC., to provide grant services to the City. | Res. 14.069 |
| z7. | Resolution authorizing a professional service agreement with Donohue, Gironda and Doria, Certified Public Accountants to conduct the Annual Audit of Financial Statements and State Grant Programs for Calendar Fiscal Year 2014. | Res. 14.070 |

****10. RESOLUTIONS**

**CITY CLERK
FILE #**

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| z8. Resolution authorizing award of a contract to Excel Communications, Inc., for the purchase and installation of Voice and Data Cabling Systems under state contract for Department of Administration, Division of Information Technology. | Res. 14.071 |
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11. DEFERRED OR TABLED AGENDA AS OF JANUARY 29, 2014

- a. Ordinance #13.126 Ordinance authorizing the execution of a rights-of-way use agreement between the City of Jersey City and Cross River Fiber, Inc., to permit the installation of fiber optic cabling in existing underground conduit and/or on existing utility poles within certain public rights-of-way for purposes of providing telecommunication services. Tabled-9-0- after the close of the public hearing at the 11.26.13 meeting on motion by Councilperson Ramchal, seconded by Councilperson Coleman.